

SUMMARY

Analysis Type: Buying

Property Type: Industrial

Site Area: 49,000 sq ft

Gross Building Area: 5,180 sq ft

Gross Leasable Area: 5,180 sq ft

INCOME

	Monthly	Annually
Property Income:	\$3,100	\$37,200
Additional Income:	\$0	\$0
Property Square Footage:	49,000	
Total Estimate Gross Income (EGI):		\$36,456

EXPENSES

Total Expenses

Monthly: \$500

Annual: \$6,000

% of Income: 16.46%

VALUATION & CAP RATE

Property Value or Sale Price: \$235,000

Property CAP Rate: 12.96%

LOAN INFORMATION

Down Payment (25%): \$58,750

Loan Amount (75%): \$176,250

Interest Rate: 6.75%

Amortization Period: 20 Years

Monthly Payment: \$1,340

Annual Debt Services: \$16,082

Debt Coverage Ratio: 1.89